

6 West Hill Street

BH2023/01539

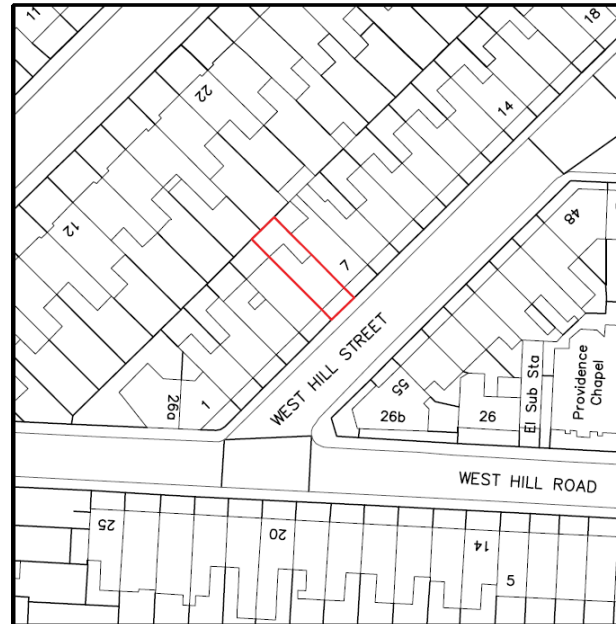


Brighton & Hove
City Council

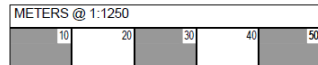
Application Description

- Erection of a single storey rear extension, revised fenestration and the insertion of two new sky lights to rear outrigger.

Existing Location Plan



Site Location Plan @ 1:1250



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Proposed Location Plan



Block Plan © 1:500

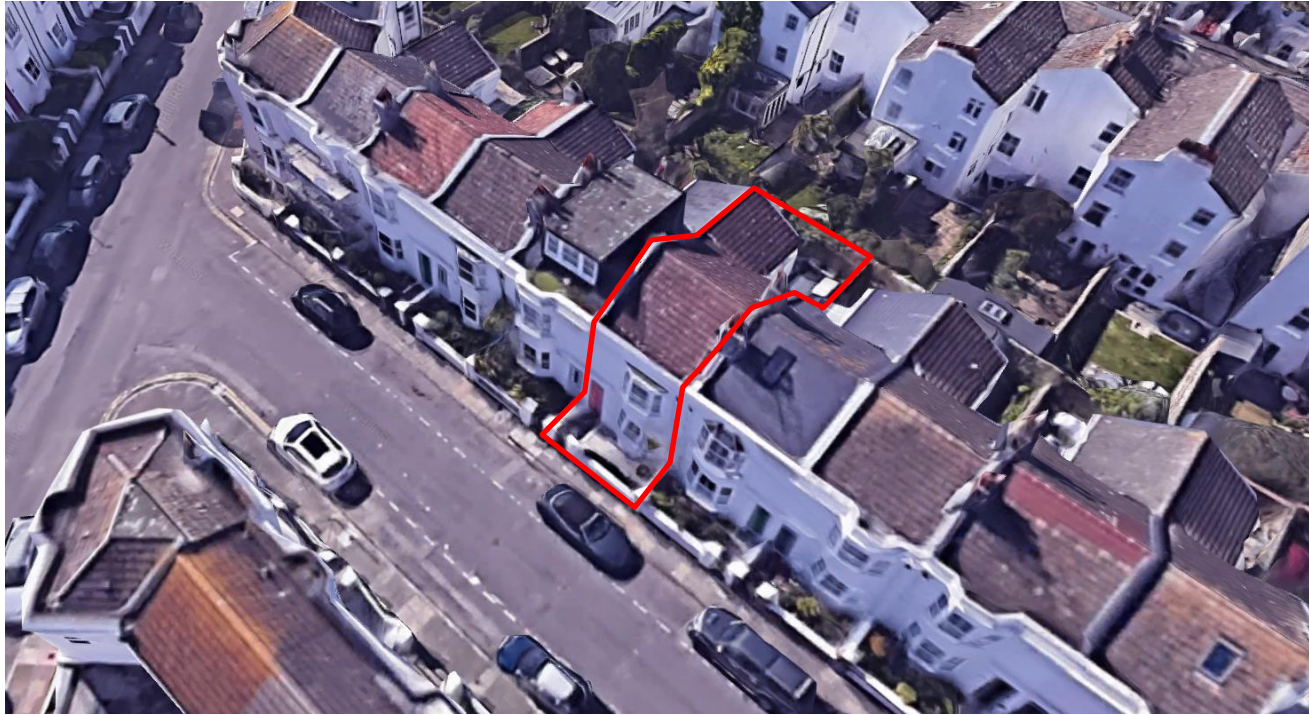
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ID PL001

Aerial photo of site



3D Aerial photo of site



Other photo(s) of site

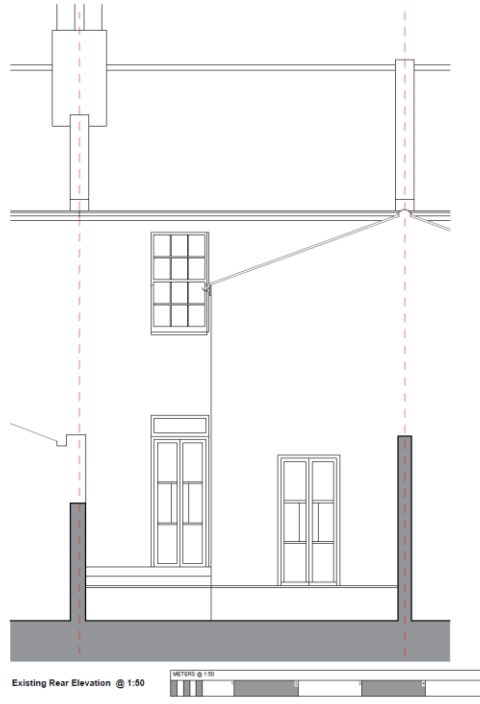


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Photo from existing first floor rear window



Existing Elevations



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Existing Side Elevation



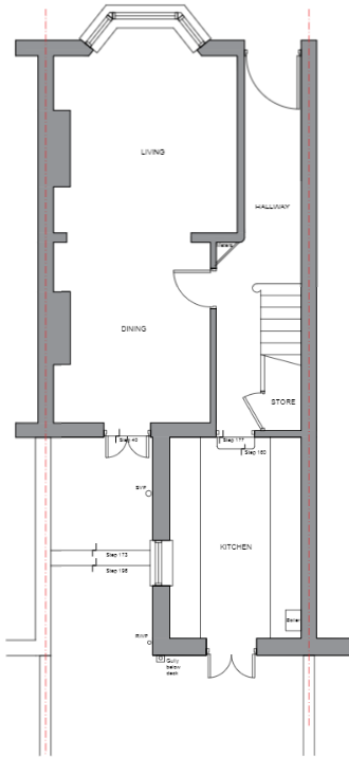
Architectural drawing

78

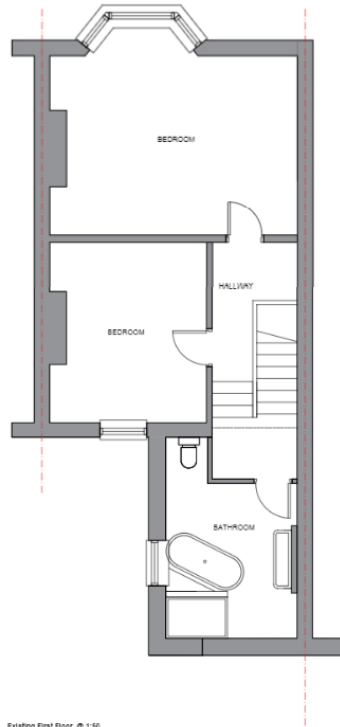
PL-002

Existing Floor Plans

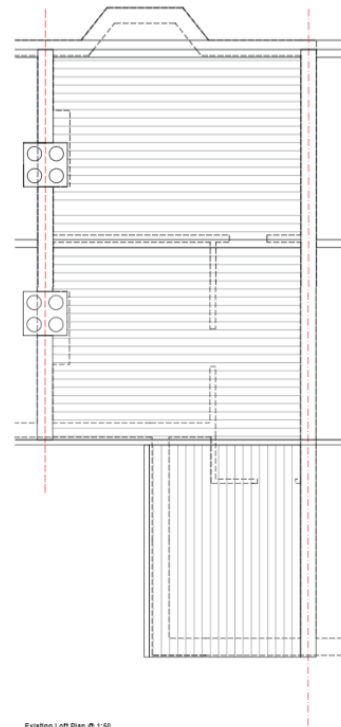
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Existing Ground Floor @ 1:50



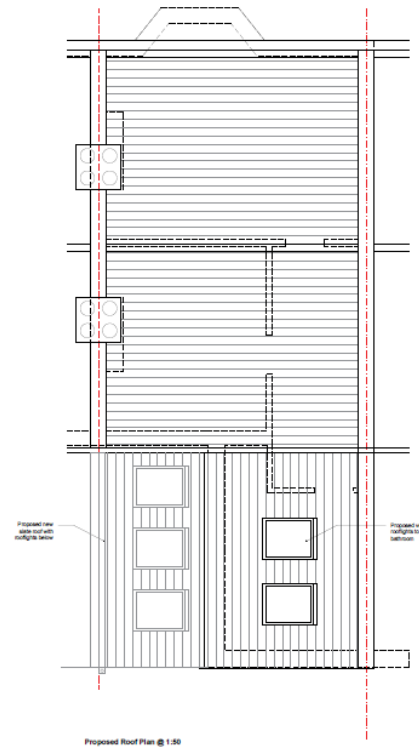
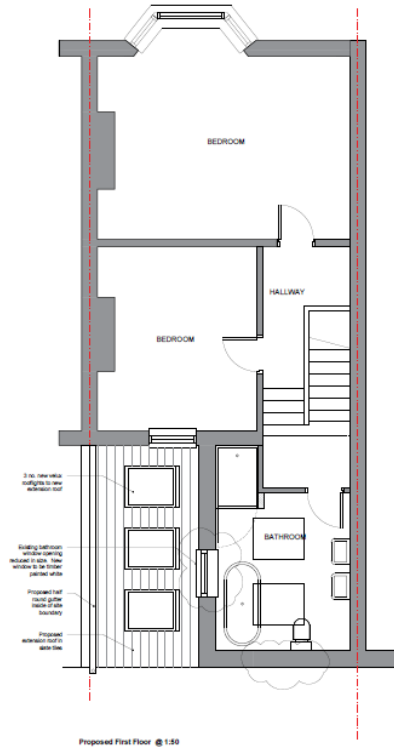
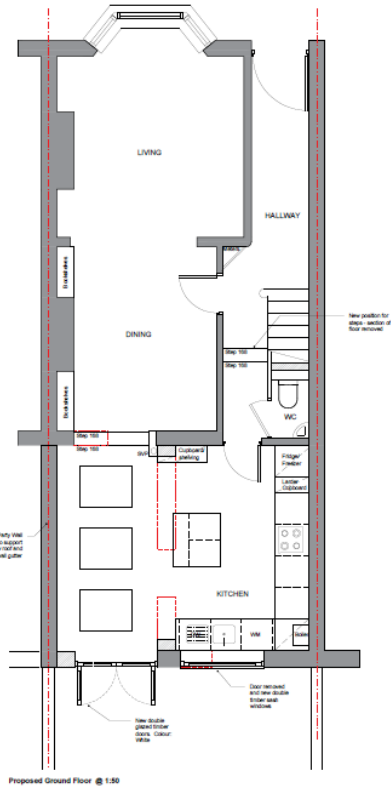
Existing First Floor @ 1:50



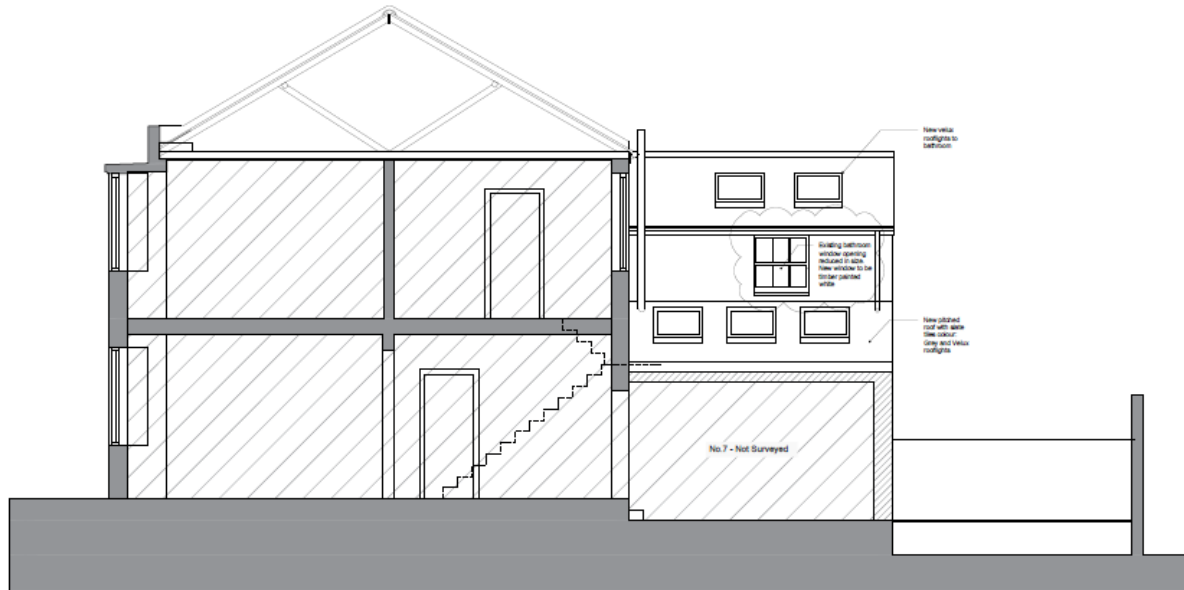
Existing Loft Plan @ 1:50

Proposed Floor Plans

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Proposed Side Elevation



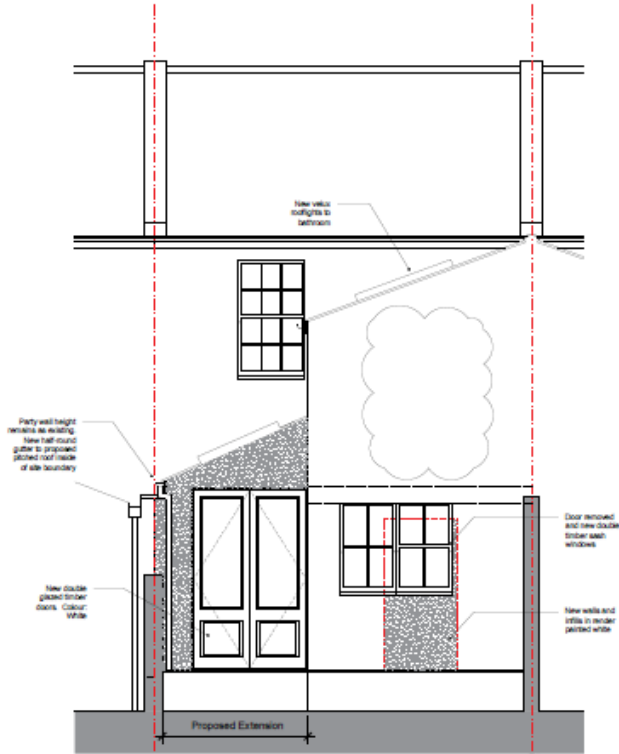
Proposed Side Elevation @ 1:50

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PL-008 C

Proposed Elevations

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Proposed Rear Elevation @ 1:50



Proposed Front Elevation @ 1:50 (NO CHANGE)

Representations

Six objections received. Key material issues raised.

- Overshadowing;
- Impact of the rear window on neighbouring amenity;
- Poor design;
- Adverse impact on the Conservation Area;
- Close proximity to the boundary;

One (1) support comment received. Key material issues raised:

- There are lots of similar extensions in the area;
- Good design;

Key Considerations in the Application

- Impact on the Conservation Area.
- Design and Appearance.
- Impact on Amenity.

Conclusion and Planning Balance

- Extension and revisions of fenestration would be to the rear so no impact on character of area;
- Modest in depth, modern design and materials in keeping with dwelling
- No significant impacts on neighbours;
- **Recommend Approval**

